

Single Family Residence **RESIDENTIAL**

406 RIVERBEND DR

BYRAM, MS 39272

\$165,000 TopHap Estimate · \$98 / ft² · confidence 82 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,688 ft²

LIVING AREA

1992

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$165K

\$136K low

\$194K high

Est. Owner Equity

\$165,000

TAX & ASSESSMENT

Property Tax	\$2,338 (2025)
Assessed Value	\$14,849
Previous Assessed	\$14,462
Assessor Market Value	\$98,990

PROPERTY FACTS

Property Type	Single Family Residence
County	Hinds
Construction	Wood (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Asphalt
Heating	Forced Air
Cooling	Yes
Fireplace	Yes

CLIMATE RISK

60
FLOOD

38
WILDFIRE

99
HEAT

84
STORM

9
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 1, 2015	Recorded document	Grant Deed			
Oct 10, 2003	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gary Road Elementary School	Elementary	PK–2	3.1 mi
Byram Middle School	Middle	6–8	3.9 mi
Terry High School	High	9–12	7.4 mi

District: Hinds County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 39272

51 CRIME INDEX	92 AIR POLLUTION	11,661 POPULATION	\$75K MEDIAN IN-COME	65°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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